QUARTER SECTION LINE

EXISTING PERMANENT UTILITY EASEMENT AND FUTURE ROAD

FOUND SECTION CORNER OR QUARTER CORNER AS NOTED

NOT FOUND SECTION CORNER OR QUARTER CORNER OR 1/16 CORNER

EXISTING PERMANENT UTILITY EASEMENT

EXISTING IRRIGATION LINE WITH RISERS

33' WIDE PUBLIC USE EASEMENT

ROAD RIGHT OF WAY LINE

TOP EDGE OF DITCH BANK EXISTING DEED LINE EXISTING FENCE LINE

FOUND REBAR & CAP

1. THE PURPOSE OF THIS SURVEY WAS TO CREATE AND STAKE CERTAIN CORNERS OF THE

2. BASIS OF BEARING IS S01°06'30"E BETWEEN THE NORTHEAST CORNER AND THE

3. THE SOUTH COVE ROAD RIGHT OF WAY LINES AS SHOWN HEREON WERE TAKEN FRO

RIGHT OF WAY EASEMENT IS ALSO ON FILE AT THE DUCHESNE COUNTY RECORDER'S

4. THE LOCATIONS FOR THE NORTH QUARTER CORNER, THE NORTH 1/16 CORNER ON T

EAST LINE OF SECTION 19, T. 2 S., R. 1 W., U.S.B. & M. WERE RE-ESTABLISHED BASED ON

INFORMATION FROM A SURVEY PERFORMED BY JERRY D. ALLRED AND ASSOCIATES, O

EASEMENT WAS CREATED IN 2017 FOR THE EXPANSION OF THE SEWER AND WATER

SHOWN HEREON, PORTIONS OF SAID EASEMENT ARE TO BECOME A RIGHT OF WAY FOR A FUTURE CITY STREET. HOWEVER THIS PLAT DOES NOT CREATE SAID FUTURE CITY STREET

6. THESE MONUMENTS ARE REFERENCED ON THE PLATS OF THE STONEGATE PHASE I AND

PHASE II SUBDIVISIONS ON RECORD AT THE DUCHESNE COUNTY RECORDER'S OFFICE. THE

7 THE AREAS LABEL HEREON AS "FUTURE ROAD" ARE PROPOSED ROADS TO BE BUILT TO

8. THE 440 SOUTH STREET AS SHOWN ON THE STONEGATE SUBDIVISION PHASE II PLAT AS

ROOSEVELT CITY STANDARDS BY THE DEVELOPER OF THE PARCEL ON WHICH THEY ARE

LOCATED AS FUTURE DEVELOPMENT REQUIRES. NO IMPROVEMENTS ARE REQUIRED AT

THE SOUTHEAST QUARTER AND THE WEST ONE-HALF OF THE NORTHEAST QUARTER OF SECTION 19, TOWNSHIP 2 SOUTH, RANGE 1 WEST, UINTAH SPECIAL MERIDIAN.

EXCEPTING THEREFROM THAT PORTION BEING THE CHRISVILLE SUBDIVISION.

ALSO EXCEPTING THEREFROM THAT PORTION BEING STONEGATE SUBDIVISION,

BEGINNING AT A POINT LOCATED S01°12'30"E ALONG THE QUARTER SECTION LINE OF SECTION 19, T. 2 S., R. 1 W., U.S.B. & M., 40.00 FEET FROM THE NORTH QUARTER CORNER OF SAID SECTION 19, SAID POINT OF BEGINNING ALSO BEING LOCATED ON THE SOUTH ROAD

RIGHT OF WAY LINE OF SOUTH COVE ROAD AND THE NORTH LINE OF TAX PARCEL

00-0005-7244; THENCE N88°49'00"E ALONG THE SAID SOUTH RIGHT OF WAY LINE, 256.5

FEET; THENCE S01°12'30"E 603.40 FEET; THENCE AROUND A 266.00 FOOT RADIUS CUR

BEARS S29°17'52"E 126.60 FEET); THENCE S01°06'29"E 554.46 FEET; THENCE S88°49'01

641.56 FEET TO THE QUARTER SECTION LINE OF SAID SECTION 19; THENCE N01°19'25 ALONG THE QUARTER SECTION LINE, 361.16 FEET TO THE SOUTHWEST CORNER OF T

NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 19; THENCE

BASIS OF BEARING IS N88°49'00"E BETWEEN THE NORTH QUARTER CORNER AND THE

THE SOUTHEAST QUARTER AND THE WEST ONE-HALF OF THE NORTHEAST QUARTER O

ALSO EXCEPTING THEREFROM THAT PORTION BEING STONEGATE SUBDIVISION, PHASES 1

BEGINNING AT A POINT LOCATED S01°12'30"E ALONG THE QUARTER SECTION LINE OF SECTION 19, T. 2 S., R. 1 W., U.S.B. & M., 40.00 FEET FROM THE NORTH QUARTER CORN

OF SAID SECTION 19, SAID POINT OF BEGINNING ALSO BEING LOCATED ON THE SOUT

641.56 FEET TO THE QUARTER SECTION LINE OF SAID SECTION 19; THENCE N01°19'25

ALONG THE QUARTER SECTION LINE, 361.16 FEET TO THE SOUTHWEST CORNER OF

NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 19; THENCE

N01°12'30"W ALONG THE QUARTER SECTION LINE, 1268.83 FEET TO THE POINT OF

BASIS OF BEARING IS N88°49'00"E BETWEEN THE NORTH QUARTER CORNER AND TH

THE LEFT, 261.28 FEET (CHORD BEARS S29°20'53"E 250.90 FEET); THENCE S57°29'16"E 251.0 FEET; THENCE AROUND A 134.00 FOOT RADIUS CURVE TO THE RIGHT, 131.86 FEET (CHORD BEARS S29°17'52"E 126.60 FEET); THENCE S01°06'29"E 554.46 FEET; THENCE S88°49'01"W

RIGHT OF WAY LINE OF SOUTH COVE ROAD AND THE NORTH LINE OF TAX PARCEL 00-0005-7244; THENCE N88°49'00"E ALONG THE SAID SOUTH RIGHT OF WAY LINE, 256.51 FEET; THENCE S01°12'30"E 603.40 FEET; THENCE AROUND A 266.00 FOOT RADIUS CURV

N01°12'30"W ALONG THE QUARTER SECTION LINE, 1268.83 FEET TO THE POINT OF

REMAINDER DESCRIPTION FOR PARCEL 00-0005-7244

ALSO EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL:

SECTION 19. TOWNSHIP 2 SOUTH, RANGE 1 WEST, UINTAH SPECIAL MERIDIAN.

EXCEPTING THEREFROM THAT PORTION BEING THE CHRISVILLE SUBDIVISION.

FEET; THENCE AROUND A 134.00 FOOT RADIUS CURVE TO THE RIGHT, 131.86 FEET (CHOI

PHASE I PLAT CAN BE FOUND AS ENTRY NUMBER 374392, BOOK A-438, PAGE 32 AND T

PHASE II PLAT CAN BE FOUND AS ENTRY NUMBER 385047, BOOK A-472, PAGE 376.

ORIGINAL DESCRIPTION FOR PARCEL 00-0005-7244

IN THE OFFICE OF THE DUCHESNE COUNTY RECORDER'S OFFICE

FILE AT THE DUCHESNE COUNTY SURVEYOR'S OFFICE, FILE NO. 3422.

SURVEY PLATS ON FILE AT THE DUCHESNE COUNTY SURVEYOR'S OFFICE, FILE NO. 3205.

SOUTHEAST CORNER OF SECTION 19, T. 2 S., R. 1 W., U.S.B. & M.

HEREON DESCRIBED MINOR SUBDIVISION.

THE DEVELOPMENT OF PARCEL 00-0005-7244.

ENTRY NUMBER 462013, BOOK A-686 PAGE 650 - 651

SURVEYED PARCEL DESCRIPTION

NORTHEAST CORNER OF SAID SECTION 19.

NORTHEAST CORNER OF SAID SECTION 19.

CONTAINS 16.349 ACRES.

AS FOUND ON A QUIT CLAIM DEED

PHASES 1 AND 2.

SET 5/8" REBAR & PLASTIC CAP

STAMPED JONES AND DEMILLE ENG. UNLESS OTHERWISE NOTED

## Bob West Minor Subdivision Survey

Located in Section 19, T. 2 S., R. 1 W., U.S.B. & M. Roosevelt City, Duchesne County, Utah 2018

## NORTHEAST CORNER 1 inch = 200 ft.SECTION 19, T. 2 S., R. 1 W. FOUND ALUM. CAP NORTH QUARTER CORNER LS 8704293 SECTION 19, T. 2 S., R. 1 W. N88°49'00"E 2642.28' NOT FOUND. SEE NOTE #4 N89°18'45"E 2618.22' NORTHWEST CORNER POINT OF BEGINNING SECTION 19, T. 2 S., R. 1 W. **EXISTING GATE** SURVEYED DESCRIPTION FOUND DUCH. CO. BRASS CAP DRAINAGE DITCH 33.00' WIDE PUBLIC Robert S. West 00-0005-7244 **FUTURE ROAD** SEE NOTE #7 **FOUND REBAR & CAP** STAMPED LS 148561 SEE NOTE #6 R=266.00' L=261.28' CB=S29°20'53"E FOUND REBAR & CAP EXISTING IRRIGATION 200 South Street FOUND 5/8" REBAR R=134.00' FROM THE RECORDED L=131.86' SUBDIVISION PLAT CB=S29°17'52"E CD=126.60 SURVEYED PARCEL CENTER-NORTH 1/16 CORNER FUTURE ROAD 16.349 Acres SECTION 19, T. 2 S., R. 1 W. EXISTING EASEMENT SEE NOTE #7 NORTH 1/16 CORNER NOT FOUND. SEE NOTE #4 -SEE NOTE #5 ON THE WEST LINE OF SET REBAR & CAP AS PART SECTION 19, T. 2 S., R. 1 W. OF THIS SURVEY NORTH 1/16 CORNER NOT FOUND. SEE NOTE #4 ON THE EAST LINE OF S89°03'03"W 2623.50 EXISTING EASEMEN SECTION 19, T. 2 S., R. 1 W. SEE NOTE #5 NOT FOUND. SEE NOTE #4 USE EASEMENT 280 South Street 33.00 S88°49'01"W 641.56' DRAINAGE DITCH 350 South Street Robert S. West FOUND REBAR & CAP STAMPED LS 148561 **FUTURE ROAD** EXPANSION AS SHOWN EXISTING IRRIGATION ON SUBDIVISION PLAT LINE WITH RISERS **FUTURE ROAD** 440 South Street ---+---SEE NOTE #7 EXISTING EASEMENT FROM THE RECORDED SUBDIVISION PLAT SECTION 19, T. 2 S., R. 1 W. -NOT FOUND. SEE NOTE #4 WEST QUARTER CORNER SECTION 19, T. 2 S., R. 1 W. N89°00'54"E 2635.04' NOT FOUND. SEE NOTE #4 N89°03'43"E 2631.51' CENTER QUARTER CORNER SECTION 19, T. 2 S., R. 1 W. 520 South Street NOT FOUND. SEE NOTE #4 Robert S. West

SURVEYOR'S CERTIFICATE

I, TROY W. GADD, A REGISTERED LAND SURVEYOR AS PRESCRIBED BY THE LAWS OF THE STATE OF UTAH, HOLDING CERTIFICATE #5561169, CERTIFY THAT THE SURVEY SHOWN HEREON WAS MADE UNDER MY

I FURTHER CERTIFY THAT THIS PLAT CORRECTLY SHOWS THE DIMENSIONS OF THE PROPERTY SURVEYED.



OWNER'S CERTIFICATE AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS: THAT I, THE UNDERSIGNED, WARRANT OWNERSHIP OF THE LAND DESCRIBED HEREON, AND HAVE CAUSED THE SAME TO BE SUBDIVIDED INTO THE PARCEL SHOWN AND DO HEREBY SET APPART THE SAME AS A MINOR SUBDIVISION AND DEDICATE PER THIS PLAT A 33.00 FOOT WIDE

ROBERT S. WEST R. S. WEST ENTERPRISES LLC

**ACKNOWLEDGMENT** 

STATE OF UTAH
COUNTY OF DUCHESNE S.S

ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_\_, A.D. 2018, PERSONALLY APPEARE BEFORE ME, ROBERT S. WEST, AS OWNER OF THE LAND DESCRIBED HEREON IN THE FOREGOING OWNER'S CERTIFICATE WHO DULY ACKNOWLEDGED TO ME THAT HE DID EXECUTE THE SAME.

MY COMMISSION EXPIRES

ROOSEVELT CITY COUNCIL APPROVAL

APPROVED AS A MINOR SUBDIVISION ON THIS \_

ROOSEVELT CITY MAYOR ROOSEVELT CITY RECORDER

ROOSEVELT CITY PLANNING DEPARTMENT APPROVAL

APPROVED AS A MINOR SUBDIVISION ON THIS \_\_\_\_\_\_ DAY OF \_\_\_\_\_\_, A.D. 2

ROOSEVELT CITY PLANNING CHAIRMAN

COUNTY RECORDER'S CERTIFICATE

STATE OF UTAH
COUNTY OF DUCHESNE S.S.

THIS IS TO CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN THE COUNTY RECORDER'S OFFICE ON THE \_\_\_\_\_\_ , A.D. 2018 , AT \_\_\_\_\_ O'CLOCK \_\_\_\_ M., AND IS DULY RECORDED.

COUNTY RECORDER ENTRY NUMBER / BOOK / PAGE

PREPARED B

Jones & DeMille Engineering, Inc.

CIVIL ENGINEERING - SURVEYING - TESTING - GIS - ENVIRONMENTAL - infrastructure professionals -

1.800.748.5275 www.jonesanddemille.com

PROJECT NUMBER: 1706-044 FILE NAME: h:\jd\proj\1706-044\dwg\roose minor sub\_survey.dwg
SURVEYED BY: TWG DRAWN BY: TWG UPDATED: 2/6/2018 PLOTTED: 2/8/201

Bob West Minor Subdivision Survey

> Roosevelt City, Duchesne County, Utah Scale: 1" = 200'

S01°06'30"E 2639.15'

SOUTHEAST CORNER

SECTION 19, T. 2 S., R. 1 W. -

FOUND DUCH. CO. ALUM. CAP